

THIS DEED IS BEING RECORDED TO
CORRECT THE DATE OF THE TRUST
AGREEMENT REFERRED TO HEREIN

UNOFFICIAL COPY

DEED IN TRUST
(ILLINOIS)

98964427

2579/0097 21 001 Page 1 of 4
1998-10-27 15:53:51
Cook County Recorder 27.00



THE GRANTORS, CHRISTOPHER PFAUSER,
never married, and ROBERT T. GOW, never
married, of the County of Cook and State of Illinois
for and in consideration of Ten and No/100 (\$10.00)
dollars, and other good and valuable considerations
in hand paid, Convey and Quitclaim unto

CHRIS L. PFAUSER
3026 Thayer Street
Evanston, IL 60201

CITY OF EVANSTON
EXEMPTION
OCT 27 1998
CITY CLERK

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9619/0055 27 001 Page 1 of 4
1999-02-10 11:37:33
Cook County Recorder 27.00

as Trustee under the provisions of a trust agreement known as THE CHRIS L. PFAUSER TRUST AGREEMENT
DATED SEPTEMBER 14, 1998 (hereinafter referred to as "said trustee," regardless of the number of trustees,) and
unto all and every successor or successors in trust under said trust agreement, the following described real estate in
the County of Cook and State of Illinois, to wit:

An undivided one-half (1/2) interest in and to:

LOT 76 IN THE TERRACE, MCKAY AND POAGUE'S ADDITION TO EVANSTON
BEING A SUBDIVISION OF THE ADAM HOUP HOMESTEAD (EXCEPT THE SOUTH
47 FEET THEREOF) IN THE EAST 1/2 SOUTH OF GROSS POINT ROAD OF
FRACTIONAL SECTION 33 AND THE EAST 200 FEET OF LOT 3 IN HENRY
WITTBOLD'S SUBDIVISION OF THE SOUTH 47 FEET OF LOT 5 AND 8 AND THAT
PART OF LOT 7 LYING EAST OF THE WEST 247.50 FEET IN COUNTRY CLERK'S
DIVISION IN SECTION 33, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Exempt under provisions of Paragraph E, Section 4, Real Estate Transfer Tax Act.

10/13/98
Date

Agent

Permanent Real Estate Index Number(s): 05-33-418-015-0000

Address(es) of real estate: 3026 Thayer Street, Evanston, IL 60201

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses
and purposes herein and in said trust agreement set forth.

Full power and authority are hereby granted to said trustee to improve, manage, protect and subdivide said
premises or any part thereof: to dedicate parks, streets, highways or alleys; to vacate any subdivision or part thereof,
and to resubdivide said property as often as desired; to contract to sell; to grant options to purchase; to sell on any
terms; to convey either with or without consideration; to convey said premises or any part thereof to a successor
or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and
authorities vested in said trustee; to donate, to dedicate, to mortgage, pledge or otherwise encumber said property,



Box 37872


or any part thereof; to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or in futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or time hereafter; to contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals; to partition or to exchange said property, or any part thereof, for other real or personal property; to grant easements or charges of any kind; to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof; and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said premises; or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee; or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this Indenture and by said trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations containing in this Indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder; (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument; and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

And the said grantors hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

IN WITNESS WHEREOF, the grantors aforesaid have hereunto set their hands and seals this 5th day of October, 1998.


CHRISTOPHER FAUSER


ROBERT T. GOW

UNOFFICIAL COPY

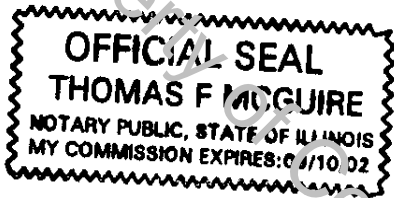
State of Illinois)
) ss
Cook County)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that CHRISTOPHER PFAUSER and ROBERT T. GOW, known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledge that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 5TH day of OCTOBER, 1998.

My Commission expires 9/10 ~~19~~ 2002

IMPRESS
SEAL
HERE



[Handwritten Signature]

NOTARY PUBLIC

This instrument was prepared by: Thomas F. McGuire, Esq., Arnstein & Lehr, 120 S. Riverside Plaza, Suite 1200, Chicago, Illinois 60606, (312) 876-7100

MAIL TO:

Thomas F. McGuire, Esq.
Arnstein & Lehr
120 S. Riverside Plaza
Suite 1200
Chicago, IL 60606

SEND SUBSEQUENT TAX BILLS TO:

Chris L. Pfauer, trustee
3026 Thayer Street
Evanston, IL 60201

280481_1

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: October 13, 1998

Signature

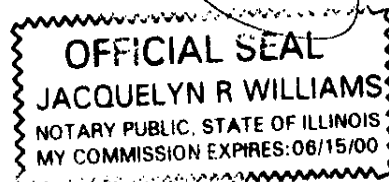
[Handwritten Signature]

Grantor's Agent

Subscribed and sworn to before me by the said Agent this 13th day of October, 1998.

Notary Public

[Handwritten Signature]



The grantee or his/her agent affirms and verified that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: October 13, 1998

Signature

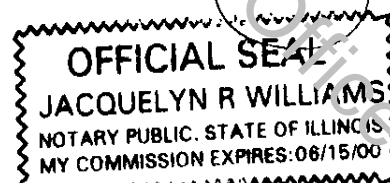
[Handwritten Signature]

Grantee's Agent

Subscribed and sworn to before me by the said Agent this 13th day of October, 1998.

Notary Public

[Handwritten Signature]



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Tax Act.)